



**Town of Fairview
Planning Board Meeting
February 19, 2019**

The following Planning Board members were present: Kelvin Baucom, Doug Buchanan, Tony Helms, Mike Medlin, Greg Morgan, Rick Pigg, and Bill Thomas

Others present: Ed Humphries, Land Use Administrator / Deputy Clerk, Teresa Gregorius, Town Clerk

Public Comments

None

Reports

Ed Humphries reported that the Council approved David Griffin's Conditional Use Permit CUP 18-133. Council also approved the Text Change TC 18-138 Regulations for "Small (Tiny) Houses" with a wording change to "House Size". Council had their retreat on January 26th and started a discussion on conditional zoning.

Items of Business

A. Review Major Development Permit MS-CUP 19-011

Mr. Humphries stated that Helms Partners Inc. has applied for a Major Development Permit MDP 19-011 to develop a subdivision of 6 lots at 8216 Old Ferry Road. The subdivision name is Old Ferry Estates. The Board discussed.

Doug Buchanan made a motion to turn down #MDP 19-011 because of inconsistencies, lack of information and errors. Corrections can be made and brought back to the Planning Board at a later date. Motion died without a second.

Greg Morgan made a motion to recommend approval of #MDP 19-011 as amended to the Council. Rick Pigg seconded the motion. Baucom, Helms, Medlin, Morgan and Pigg voted yes, Buchanan voted no (5-1).

B. Discussion on Conditional Zoning

Mr. Humphries presented and explained the draft of conditional zoning procedures to the Board. After the draft is finalized, Mr. Humphries will bring it back to the Board.

C. Update on 601 and Brief intersection

Mr. Humphries updated the Board on properties at the intersection of Highway 601 and Brief Road which are all zoned commercial:

- Hot Mess Burgers will be opening soon.
- The individual that owns the property on Brief Road (Old Cuddy property across from Hot Mess Burgers) has it for rent. Mr. Humphries has received numerous inquiries which would require a conditional use permit.
- The lot across Highway 601 from the Old Cuddy property is owned by Mr. Roger Haigler. The acre lot does not perk thus there are limitations as to the usage of the property. Mr. Haigler is currently in negotiations with a tree cutting company to purchase the property to park their vehicles on.

D. Minutes

Doug Buchanan made a motion to approve the December 18, 2018 minutes. Kelvin Baucom seconded the motion. Board members Baucom, Buchanan, Helms, Medlin, Morgan and Pigg voted yes (6-0).

Kelvin Baucom made a motion to adjourn. Rick Pigg seconded the motion. Board members Baucom, Buchanan, Helms, Medlin, Morgan and Pigg voted yes (6-0).

Respectfully submitted,

Teresa Gregorius
Town Clerk

Tony Helms
Vice Chair

Approved this 19th day of March, 2019